

City of Waukegan Certified Local Government Annual Report



Reporting Period: January 1, 2017 – December 31, 2017

Prepared by: Steven W. Sabourin
Department of Planning and Zoning

Contents

A.	Historic Preservation Staff.....	3
B.	Certificates of Appropriateness (COA's).....	3
C.	Certificates of Economic Hardship.....	3
D.	Landmark Designations	3
E.	Survey	4
F.	National Register	4
G.	Properties Monitored through Section 106 Reviews	5
H.	Preservation Commission Activities.....	5
I.	New Commissioners	8
J.	Informational/Educational Activities.....	9
K.	Historic Preservation Commission Member Attendance.....	10
L.	Commission-Sponsored Publications	11
M.	New Landmark Designations.....	13

A. Historic Preservation Staff

The City of Waukegan employs one (1) full-time staff person who is assigned to the Historic Preservation Commission in addition to his other assigned duties with the City of Waukegan's Department of Planning and Zoning.

B. Certificates of Appropriateness (COA's)

There was one (1) Certificate of Appropriateness (COA) that was applied for and approved by the HPC during the period January 1, 2017 through December 31, 2017.

Property Address	Date	Request	Outcome
420 N. Sheridan Road	July 6, 2017	Installation of fence	Approved

C. Certificates of Economic Hardship

The Historic Preservation Commission considered no applications for Certificates of Economic Hardship during the period January 1, 2017 through December 31, 2017.

D. Landmark Designations

The Historic Preservation Commission requires a two-step process for landmarking. The applicant is required to first submit a Landmark Nomination application, which is an abbreviated version of the full Landmark Application. The purpose is to make the determination (by the Historic Preservation Commission) that a residence, structure or place is landmark-eligible before the applicant prepares the longer, more time-intensive Landmark Application. It should be noted that the Waukegan City Council would not approve the Historic Preservation Ordinance on December 17, 2001 unless the ordinance specifically noted that properties could only be **voluntarily** landmarked. Properties cannot be landmarked without the owner's consent. This has led to many structures, well-deserving of landmark status, to be demolished or detrimentally-altered since a Certificate of Appropriateness was not required. There were two (2) properties that were designated a Waukegan Landmark by the Waukegan City Council during the period January 1, 2017 through December 31, 2017. The Historic Preservation Commission considered no landmark amendment applications or landmark rescissions during that same reporting period.

Property Address	Date	Property Name	Outcome
200 E. Sea Horse Drive	August 7, 2017	Johnson Outboards Water Tower	Pending
220 Julian Street	November 6, 2017	Merchant Residence	Approved
650 Grand Avenue	November 6, 2017	Morrell-Carman Residence	Approved

E. Survey

Nearly 4,581 homes underwent an architectural survey in 2007. It was the original intent of this historic resource survey to survey all residential areas of the city. This would have provided the Historic Preservation Commission with an overall encompassing document to guide and direct their efforts towards the areas of the city that needed their attention most. Due to limitations of time and resources, the scope of the survey was limited to almost all areas developed up to 1929. The purpose of the survey was to ascertain which structures retained integrity on the exterior. As such, the survey was concerned with cladding, roofing materials, proportion, massing, porches, architectural detail and windows. The buildings were divided into five categories:

1. High significance/contributing (Red) – No alterations or all original features restored.
2. High significance/contributing (Orange) – Minor alterations that are reversible, i.e. improper siding, missing details, replacement windows.
3. Low significance/contributing (Yellow) – More significant alterations that are not easily reversible, i.e. enclosed porches, small additions.
4. No significance/non-contributing (Green) – Many alterations that render the original structure largely unrecognizable, i.e. major additions to several sides of the structure, addition/removal of stories.
5. No significance/non-contributing (Blue) – Construction less than fifty years old that has no significance individually, i.e. 1960's ranch housing, 1970's split level.

It is this survey that the Historic Preservation Commission has utilized on a yearly basis to determine which property owners to approach in regards to landmarking their residences/buildings. If ownership of these residences/buildings changes, the Historic Preservation Commission approaches the new owners to see if there is interest in landmarking their recent acquisition. In 2011, staff undertook a photographic survey of all the residences that were listed as contributing properties in the establishment of the Near North Historic District which was listed on the National Register of Historic Places in 1978. Unfortunately, not all residences were documented as they were demolished prior to the adoption of Waukegan's Historic Preservation Ordinance and creation of the Waukegan Historic Preservation Commission in 2001.

No additional surveys were undertaken in Waukegan during the period January 1, 2017 through December 31, 2017.

F. National Register

No properties were added to the National Register of Historic Places during the period January 1, 2017 through December 31, 2017.

Property Address	Date	Property Name	Outcome
4	Certified Local Government Annual Report / City of Waukegan		

G. Properties Monitored through Section 106 Reviews

The City is forwarding projects that trigger a Section 106 review to IHPA. These projects include (but are not limited to) those that are undertaken with the Community Development Block Grant (CDBG), the Neighborhood Stabilization Program (NSP), and the Federal Communications Commission (FCC). There were eight (8) properties monitored through Section 106 reviews during the period January 1, 2017 through December 31, 2017.

Property Address	Date	Request	Determination
531 Frolic Avenue	March 21, 2017	Rehabilitation of residence	No adverse impact
2704 Hyde Park Avenue	March 21, 2017	Rehabilitation of residence	No adverse impact
1004 Cummings Avenue	March 21, 2017	Rehabilitation of residence	No adverse impact
1610 Dugdale Road	April 18, 2017	Rehabilitation of residence	No adverse impact
921 Prescott Street	April 18, 2017	Rehabilitation of residence	No adverse impact
542 Washington Street	August 17, 2017	Telecom. facility installation	No adverse impact
10 N. Sheridan Road	September 19, 2017	Telecom. Facility installation	No adverse impact
1121 New York Street	November 2, 2017	Rehabilitation of residence	No adverse impact

H. Preservation Commission Activities

The activities of the Historic Preservation Commission and staff, for the period January 1, 2017 through December 31, 2017, are detailed as follows:

January 2017

- Historic Preservation Commission meeting held on Thursday, January 19, 2017.
 - Discussion about finding a qualified contractor to look into the restoration of the old windows that were erroneously removed from the Genesee Theatre without a Certificate of Appropriateness.
 - CLG Annual Report (IHPA) for the period January 1, 2016 through December 31, 2016 was reviewed and approved.
 - Annual Products Report for CLG's (National Park Service) for the period October 1, 2015 through September 30, 2016 was reviewed and approved.
 - Steve Sabourin mailed letters to landmark property owners who expressed interest in purchasing landmark plaques. Also discussed presentation options and press coverage when giving these during Historic Preservation Month this May.

February 2017

- No Historic Preservation Commission meeting held (odd months only).

March 2017

- Staff liaison Steven Sabourin drafted a proclamation declaring May 2017 as National Historic Preservation Month.

- Historic Preservation Commission meeting for Thursday, March 16, 2017 was cancelled due to a lack of quorum.
- Completed Section 106 review for residential rehabilitation of residence at 531 Frolic Avenue through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for residential rehabilitation of residence at 2704 Hyde Park Avenue through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for residential rehabilitation of residence at 1004 Cummings Avenue through the Community Development Block Grant (CDBG) program.

April 2017

- Completed Section 106 review for residential rehabilitation of residence at 1610 Dugdale Road through the Community Development Block Grant (CDBG) program.
- Completed Section 106 review for residential rehabilitation of residence at 921 Prescott Street through the Community Development Block Grant (CDBG) program.
- A Special Historic Preservation Commission meeting was held on Thursday, April 20, 2017 after last month's meeting was cancelled.
 - The Historic Preservation Commission approved the proclamation declaring May 2017 as National Historic Preservation Month.
 - Review of the Landmark Application for the water tower at 200 E. Sea Horse Drive. There was concern that the property identified in the legal description included the entire property. Might this tie up future redevelopment of the site? Should it only include the footprint that the tower stands on? Corporation Counsel also stated that this may need to include a "fall zone". Publication for public hearing will be made for the May HPC meeting.
 - Discussed the Historic Landmark Plaque press release: Need to request a reporter be on site when plaque is mounted and requesting a photographer to increase interest, especially as May is Historic Preservation month. Rohrer and Leach-Holland will work on the release and contact the Tribune.
 - Information Letter to Property Owners. Troha and Rohrer will prepare a letter noting Historic Preservation month and incorporate a gentle reminder that for changes to the exterior of a landmarked property, a Certificate of Appropriateness is needed.

May 2017

- Historic Preservation Commission meeting held on Thursday, May 18, 2017.
 - Landmark application reviewed and recommended approval for the Johnson Outboards water tower at 200 E. Sea Horse Drive. It will now be forwarded to the City Council for consideration.
 - Reviewed Certificate of Appropriateness (COA) application for stoop replacement, shutter removal, painting of Isaac R. Lyon residence at 946 N. Sheridan Road.
 - The Masonic Temple is currently for sale. Discussed the Certificate of Appropriateness process, reiterating the applicability of landmarking is for the exterior only.

- The Historic Preservation Commission held a landmark plaque presentation at the Isaac R. Lyon Residence, 946 N. Sheridan Road, on May 24, 2017.



June 2017

- The Waukegan Historical Society hosted the Ray Bradbury Dandelion Wine Festival on Saturday, June 3, 2017.
- No Historic Preservation Commission meeting held (odd months only).

July 2017

- Special Historic Preservation Commission meeting held on Thursday, July 6, 2017.
 - Certificate of Appropriateness was issued for a fence to be erected in the rear yard at the John M. Strong Residence, 420 N. Sheridan Road.
- Historic Preservation Commission meeting held on Thursday, July 20, 2017.
 - A Landmark Nomination application was reviewed and approved for the Benjamin Merchant Residence, 220 Julian Street.
 - A Landmark Nomination application was reviewed and approved for the Morrell-Carman Residence, 650 Grand Avenue.
 - Commission agreed to consider the landmarking of an old-fashioned neon sign at Fong's Kitchen, a restaurant in the downtown on Genesee Street.

August 2017

- The Historic Preservation Commission held a landmark plaque presentation at the Elijah P. Ferry Residence, 308 Julian Street, on August 2, 2017.



- No Historic Preservation Commission meeting held (odd months only).

- Completed Section 106 review for a telecommunications facility installation at 542 Washington Street.

September 2017

- Received a landmark application for the Merchant Residence at 220 Julian Street.
- Received a landmark application for the Morrell-Carman Residence at 650 Grand Avenue.
- Completed Section 106 review for residential rehabilitation of residence at 429 North Avenue through the Community Development Block Grant (CDBG) program.
- Due to many landmark and Certificate of Appropriateness (COA) applications received in mid-September, the September Historic Preservation Commission meeting was cancelled and a special October meeting was scheduled.

October 2017

- Special October Historic Preservation Commission meeting was held on October 5, 2017 due to September's cancellation.
 - Landmark application was recommended for approval for the Benjamin Merchant residence at 220 Julian Street. This will be forwarded to the City Council for approval in November.
 - Landmark application was recommended for approval for the Morrell-Carman residence at 650 Grand Avenue. This will be forwarded to the City Council for approval in November.
 - A Certificate of Appropriateness was approved for 410 Grand Avenue which encompasses the following work: replacement of storm-damaged shingles on the parish house; replacement of storm-damaged shingles on the church; modify north entrance with ADA ramps and an elevator to make the Church and Parish House ADA-compliant.
 - Discussion about the Landmarked Genesee Theatre at 203 N. Genesee Street took place regarding Certificate of Appropriateness violations. It was brought to the Commission's attention that the three arched windows and stained glass on the main façade were removed and replaced without a Certificate of Appropriateness. The Chairman reported that an estimate for replacement will be forwarded to City Clerk Kilkelly.

November 2017

- Historic Preservation Commission meeting for Thursday, November 16, 2017 was cancelled.

December 2017

- No Historic Preservation Commission meeting held (odd months only).

I. New Commissioners

No new Commissioners were appointed to the Historic Preservation Commission in 2017.

J. Informational/Educational Activities

The Waukegan Historic Preservation Commission participated in informational and educational activities during the period January 1, 2016 through December 31, 2017.

- Sunday, May 28, 2017 – *Sweetheart Mine* - The Waukegan Historical Society held an open house with an exhibit, *Sweetheart Mine*, on WWI letters. The exhibit tells the story of two couples before, during, and after World War I using personal letters from the archives of the Waukegan Historical Society. Homer Dahringer and Ruth Besley start their courtship while attending Waukegan High School. Homer joined the Army flying squadron in World War I. Elizabeth Tarver, growing up in Waukegan in a prominent African American family, started correspondence with Westley Dyer, who served as a corporal in the Army.
- Saturday, June 3, 2017 - *Ray Bradbury's "Dandelion Wine" Fine Arts Festival* – Commemorating the 17th annual event, the Dandelion Wine Fine Arts Festival showcased local and regional artists and venues, historic landmarks, championed the arts, was free to the public, offered low participation fees to artists, and remembered one of Waukegan's favorite sons, author Ray Bradbury.
- Saturday, August 19, 2017 – *Ray Bradbury's Green Town* – This walking tour showcased the streets of author Ray Bradbury's "Green Town" on this guided tour of downtown Waukegan. The places, people, and events from Bradbury's fictional Green Town (Waukegan) books were highlighted.
- Saturday, August 26, 2017 – *Historic Homes of Sheridan Road* – This walking tour allowed the participants to discover the history of some of the majestic homes located along Waukegan's beautiful Sheridan Road.
- Saturday, September 9, 2017 – *Oakwood Cemetery Walk* - The theme of this year's Oakwood Cemetery Walk was "Celebration of the Waukegan Park District Centennial." Unique stories were chosen for this year including: the formation of the Waukegan Park District, the first parks, 1909 Waukegan Park Day Celebration, the origins of Bonnie Brook Golf Course, Dr. Eugene King's influences on Waukegan, the role of the Waukegan Women's Club in supporting parks.
- Sunday, October 1, 2017 – *Waukegan Tour of Homes* – The Tour of Homes kicked off in the Fall this year in the hopes of increasing attendance at this popular event. The Waukegan Tour of Homes showcased the residences located at 332 Douglas Avenue, 333 Douglas Avenue, 335 N. West Street, 308 Stanley Avenue, 1917 Sheridan Road.
- Sunday, October 15, 2017 – Waukegan Historical Society's "Haunted Waukegan Stories" and an Ice "Scream" Social" at the Schornick Theatre. The Society had many haunted Waukegan stories to share, and audience members were encouraged to share any that they may have.
- Saturday, November 4, 2017 – "*Remembering Our Veterans*" - Veterans dating back to the War of 1812 are laid to rest at Waukegan's Oakwood Cemetery. Waukegan History Museum Supervisor Ty Rohrer led participants to the grave sites of soldiers and shared their heroic

stories. Soldiers who fought in the War of 1812, Civil War, World War I, World War II, Korean War, and Vietnam War were featured.

- Saturday, December 2, 2017 - The Waukegan Historical Society held its annual Holiday Open House at the Haines Museum, 1917 N. Sheridan Road from 1:00 PM to 5:00 PM. Victorian era holiday decorations adorned the museum and light refreshments were served.
- Ongoing – Staff liaison Steven Sabourin continues to maintain the Waukegan Landmarks brochure and the [Waukegan Historic Preservation Commission website](#).

K. Historic Preservation Commission Member Attendance

The seven-member Waukegan Historic Preservation Commission conducted seven meetings during the period January 1, 2017 through December 31, 2017, cancelling its regularly-scheduled March, September and November meetings. Special meetings were held on April 20, 2017, July 6, 2017 and October 5, 2017. On April 17, 2014, the Waukegan Historic Preservation Commission voted to conduct meetings every other month on the odd-numbered months rather than on a monthly basis.

Name	1/19	3/16	4/20	5/18	7/6	7/20	9/21	10/5	10/24	11/16	Attendance Rate
Bowcott	N	-	Y	N	N	N	-	N	N	-	14%
Escobar	Y	-	Y	Y	Y	Y	-	Y	Y	-	100%
Hohf	Y	-	Y	N	N	Y	-	Y	N	-	57%
Holland	Y	-	Y	Y	N	N	-	-	-	-	60%
McCulloch	Y	-	Y	Y	Y	Y	-	Y	Y	-	100%
Rohrer	Y	-	Y	Y	Y	Y	-	Y	Y	-	100%
Troha	N	-	Y	Y	Y	N	-	N	Y	-	57%
Total	5	0	7	5	4	4	0	4	4	0	-

L. Commission-Sponsored Publications

1. "Waukegan Landmarks" (Steven Sabourin)

Updated December 2017

A 52-page publication highlighting the structures and buildings landmarked by the Waukegan City Council.

Historic Preservation Commission	
<i>Waukegan Landmarks</i>	
August 2016	
Inside this issue:	Introduction
Dickinson Residence 2	A building that has architectural or historic significance may be designated as a Waukegan landmark, a classification created under the Waukegan Historic Preservation Ordinance, passed in December of 2001. Owners of historic landmark structures may obtain professional advice and tax incentives, which enable them to protect the historic integrity of their buildings, while fostering continued, contemporary usage.
Clarke Residence 3	The Historic Preservation Commission is a volunteer advisory body that is charged with preserving the City's historic buildings and areas by "landmarking" them, which protects them from demolition and ensures that any alterations are sensitive to their historical character.
McKay Residence 4	The Historic Preservation Commission is a "recommending body," where final landmarking decisions are made by the City Council.
Benny Residence 6	The Commission is made up of seven Waukegan residents appointed by the Mayor. Many of those members have expertise in building, design and preservation matters.
Arthur Residence 8	Designation recognizes that the property is significant to Waukegan and that its historic character and architectural merit should be maintained and preserved for current and future generations.
Seaton Residence 11	Once property is designated as a landmark, the owner must follow the City's architectural review guidelines when making changes to the exterior of the landmark. The Commission strongly encourages the types of changes that will keep a building functional, while re-
Sprong Residence 12	(Continued on page 2)
Porter Residence 13	
Wagon Residence 14	
Conolly Residence 16	
Evans Residence 18	
South Side Fire Station 19	
The Carnegie Library 21	
First National Bank 23	
The Genesee Theatre 25	
Masonic Temple 27	
YMCA Building 29	
Christ Episcopal Church 31	
Biddlecom Residence 32	
Kessler Hotel 34	
Leon Residence 37	
Ferry Residence 38	
Corn Residence 39	
Bellows Residence 40	
Blodgett Residence 41	
Schwartz Residence 43	

17 - R - 6

**RESOLUTION DESIGNATING THE MONTH OF MAY AS
NATIONAL HISTORIC PRESERVATION MONTH**

WHEREAS, historic preservation is an effective tool for managing growth, revitalizing neighborhoods, fostering economic development and local pride, and maintaining community character while enhancing livability; and

WHEREAS, historic preservation is relevant for communities across the nation, both urban and rural, and for Americans of all ages, all walks of life and all ethnic backgrounds; and

WHEREAS, historic preservation encourages community reinvestment, saving resources and promoting socially, culturally, and historically-rich communities. Historic preservation fosters a culture of reuse and maximizes the life cycle of all resources through conservation; and

WHEREAS, Waukegan has recognized the importance of historic preservation with the establishment of a historic preservation program by ordinance #01-O-144 on December 17, 2001; and

WHEREAS, to heighten the awareness of historic preservation, it has been incorporated under the purview of the Historic Preservation Commission which was established in 2003; and

WHEREAS, it is important to celebrate the role of history in our lives and the contributions made by dedicated individuals and organizations in helping to preserve the tangible aspects of the heritage that has shaped us as a people; and

WHEREAS, "This Place Matters" is the theme for Historic Preservation Month 2017, co-sponsored by the City of Waukegan, the Waukegan Historical Society and the National Trust for Historic Preservation, which calls on citizens of Waukegan to identify places, properties and structures important to Waukegan's history; and

WHEREAS, this year marks the 158th anniversary of Waukegan's incorporation, the 49th anniversary of the Waukegan Historical Society, and the 16th anniversary of the Waukegan Historic Preservation Commission.

NOW, THEREFORE, BE IT RESOLVED, that the City Council proclaims May 2017 as Historic Preservation Month in Waukegan, and call upon the people of Waukegan to join their fellow citizens across the United States in recognizing and participating in this special observance.

Dated this 17th day of April, 2017.

ATTEST:


MARIA LACOUR, City Clerk


MAYOR WAYNE MOTLEY



M. New Landmark Designations

Included are the two scanned copies of the ordinances, dated November 6, 2017, landmarking the Merchant residence, located at 220 Julian Street and Morrell-Carman residence, located at 650 Grand Avenue.

ORDINANCE 17 – O - 90

AN ORDINANCE GRANTING APPROVAL OF LANDMARK DESIGNATION TO 220 W. JULIAN STREET

WHEREAS, on December 17, 2001 the Waukegan City Council enacted ordinance #01-O-144, known as the Historic Preservation Ordinance of the City of Waukegan, Illinois (the Historic Preservation Ordinance); and

WHEREAS, the Historic Preservation Ordinance was enacted to provide the City and its citizens a way to protect, enhance, perpetuate, and allow for the continued use of improvements of special character or historical interest or value within the City for continued health, prosperity, safety and welfare of the people of Waukegan; and

WHEREAS, the Historic Preservation Ordinance established the Historic Preservation Commission and a mechanism whereby elements of the City's cultural, social, economic, political and architectural history could be identified and preserved; and

WHEREAS, pursuant to the Historic Preservation Ordinance, Harry Came filed an application with the Historic Preservation Commission (Commission) wherein he requested Historic Landmark Designation for the Benjamin Merchant Residence, 220 W. Julian Street; and

WHEREAS, the Commission set a public hearing to consider the application, and after proper notice, a hearing was convened and evidence heard on October 5, 2017. Thereafter, the Commission prepared a report and made findings of fact, which the Commission conveyed to the Waukegan City Council and which are designated Exhibit A and attached to and made a part of this ordinance; and

WHEREAS, in its report the Commission has recommended to the City Council that 220 W. Julian Street be designated a Historic Landmark within the City of Waukegan; and

WHEREAS, the City Council of Waukegan has accepted the factual findings and recommendation of the Commission and has determined that it is in the public interest and will tend to promote the public health, safety, morals, comfort, convenience and general welfare of the citizens of Waukegan, Illinois to designate 220 W. Julian Street as a Historic Landmark.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Waukegan, Illinois, as follows:

SECTION 1: The recitals set forth above and the findings and recommendation of the Historic Preservation Commission are made a part of this Ordinance.

SECTION 2: The City Council approves the application of Harry Came, and that the following legally-described property at 220 W. Julian Street is hereby designated as a Historic Landmark:

LOT 2 IN BLOCK 1, IN FIRST ADDITION TO NORTH SIDE OF TOWN OF LITTLE FORT,
(NOW CITY OF WAUKEGAN), BEING A PART OF THE NORTHEAST QUARTER OF
SECTION 21, TOWNSHIP 45 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL

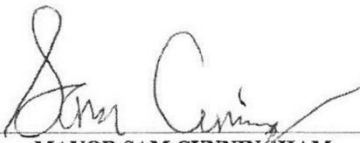
MERIDIAN, ACCORDING TO THE PLAT THEREOF, RECORDED DECEMBER 3, 1844, IN BOOK "C" OF DEEDS, PAGE 294, IN LAKE COUNTY, ILLINOIS.

SECTION 3: Hereafter any proposed alteration, construction, removal or demolition of the subject structure shall require a Certificate of Appropriateness issued by the Historic Preservation Commission pursuant to the provisions of the Historic Preservation Ordinance.

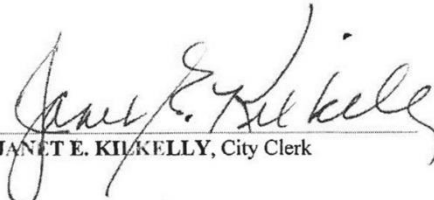
SECTION 4: The City Council hereby directs the City Clerk to send or deliver executed copies of this ordinance to Harry Came, the Waukegan Planning and Zoning Department and the Waukegan Building Department. The City Clerk is further directed to record a certified copy of this ordinance with the Lake County Recorder of Deeds.

SECTION 5: All ordinances or parts of ordinances in conflict with the terms of this ordinance are, to the extent of such conflict, hereby repealed.

SECTION 6: This ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.


MAYOR SAM CUNNINGHAM

ATTEST:


JANET E. KILKELLY, City Clerk

Presented and read at a regular meeting of the Waukegan City Council on the 6th day of
NOVEMBER 2017

Passed and approved at a regular meeting of the Waukegan City Council on the 6th day of
NOVEMBER 2017

ROLL CALL: Ald TenPas, Ald May, Ald Valko, Ald Taylor, Ald Bolton, Ald Seger, Ald
Moisio, Ald Villalobos, Ald Newsome

AYES: Ald TenPas, Ald May, Ald Valko, Ald Taylor, Ald Bolton, Ald Seger, Ald Moisio,
Ald Villalobos, Ald Newsome

NAYS: None

ABSENT: None

ABSTAIN: None

SWS:SS:ss
DEPUTY CITY CLERK PATTERSON

**AN ORDINANCE GRANTING APPROVAL OF LANDMARK DESIGNATION
TO 650 GRAND AVENUE**

WHEREAS, on December 17, 2001 the Waukegan City Council enacted ordinance #01-O-144, known as the Historic Preservation Ordinance of the City of Waukegan, Illinois (the Historic Preservation Ordinance); and

WHEREAS, the Historic Preservation Ordinance was enacted to provide the City and its citizens a way to protect, enhance, perpetuate, and allow for the continued use of improvements of special character or historical interest or value within the City for continued health, prosperity, safety and welfare of the people of Waukegan; and

WHEREAS, the Historic Preservation Ordinance established the Historic Preservation Commission and a mechanism whereby elements of the City's cultural, social, economic, political and architectural history could be identified and preserved; and

WHEREAS, pursuant to the Historic Preservation Ordinance, Harry Came filed an application with the Historic Preservation Commission (Commission) wherein he requested Historic Landmark Designation for the Morrell-Carman Residence, 650 W. Grand Avenue; and

WHEREAS, the Commission set a public hearing to consider the application, and after proper notice, a hearing was convened and evidence heard on October 5, 2017. Thereafter, the Commission prepared a report and made findings of fact, which the Commission conveyed to the Waukegan City Council and which are designated Exhibit A and attached to and made a part of this ordinance; and

WHEREAS, in its report the Commission has recommended to the City Council that 650 W. Grand Avenue be designated a Historic Landmark within the City of Waukegan; and

WHEREAS, the City Council of Waukegan has accepted the factual findings and recommendation of the Commission and has determined that it is in the public interest and will tend to promote the public health, safety, morals, comfort, convenience and general welfare of the citizens of Waukegan, Illinois to designate 650 W. Grand Avenue as a Historic Landmark.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Waukegan, Illinois, as follows:

SECTION 1: The recitals set forth above and the findings and recommendation of the Historic Preservation Commission are made a part of this Ordinance.

SECTION 2: The City Council approves the application of Harry Came, and that the following legally-described property at 650 W. Grand Avenue is hereby designated as a Historic Landmark:

THAT PART OF LOT 1 IN THE ADDITION TO THE NORTH WEST ADDITION TO
LITTLE FORT (NOW CITY OF WAUKEGAN) BEING A SUBDIVISION IN THE
NORTH WEST QUARTER OF SECTION 21, TOWNSHIP 45 NORTH, RANGE 12,
EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

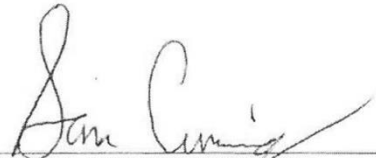
COMMENCING AT THE SOUTH WEST CORNER OF SAID LOT 1; THENCE SOUTH EASTERLY ALONG THE NORTHERLY LINE OF GRAND AVENUE, 4 RODS; THENCE NORTH EASTERLY PARALLEL TO THE WESTERLY LINE OF SAID LOT, 8 RODS; THENCE SOUTH EASTERLY PARALLEL TO THE NORTHERLY LINE OF SAID GRAND AVENUE TO THE EAST LINE OF SAID LOT; THENCE NORTH ON THE EAST LINE OF SAID LOT TO THE NORTH WEST CORNER OF SAID LOT; THENCE SOUTHERLY ON THE WESTERLY LINE OF SAID LOT TO THE PLACE OF BEGINNING, IN LAKE COUNTY, ILLINOIS.

SECTION 3: Hereafter any proposed alteration, construction, removal or demolition of the subject structure shall require a Certificate of Appropriateness issued by the Historic Preservation Commission pursuant to the provisions of the Historic Preservation Ordinance.

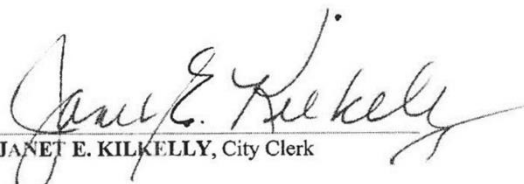
SECTION 4: The City Council hereby directs the City Clerk to send or deliver executed copies of this ordinance to Harry Came, the Waukegan Planning and Zoning Department and the Waukegan Building Department. The City Clerk is further directed to record a certified copy of this ordinance with the Lake County Recorder of Deeds.

SECTION 5: All ordinances or parts of ordinances in conflict with the terms of this ordinance are, to the extent of such conflict, hereby repealed.

SECTION 6: This ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.


MAYOR SAM CUNNINGHAM

ATTEST:


JANET E. KILKELLY, City Clerk

Presented and read at a regular meeting of the Waukegan City Council on the 6th day of
NOVEMBER 2017

Passed and approved at a regular meeting of the Waukegan City Council on the 6th day of
NOVEMBER 2017

ROLL CALL: Ald TenPas, Ald May, Ald Valko, Ald Taylor, Ald Bolton, Ald Seger, Ald
Moisio, Ald Villalobos, Ald Newsome

AYES: Ald TenPas, Ald May, Ald Valko, Ald Taylor, Ald Bolton, Ald Seger, Ald Moisio,
Ald Villalobos, Ald Newsome

NAYS: None

ABSENT: None

ABSTAIN: None

SWS:SS:ss
DEPUTY CITY CLERK PATTERSON